

CU



Doc ID: 022429970006 Type: CRP
Kind: DEED
Recorded: 12/15/2009 at 01:04:01 PM
Fee Amt: \$1,154.00 Page 1 of 6
Revenue Tax: \$1,120.00
Workflow# 0000018374-0001
Buncombe County, NC
Otto W. DeBruhl Register of Deeds
BK 4747 pg 1904-1909

NORTH CAROLINA GENERAL AND SPECIAL WARRANTY DEED

Excise Tax \$ 1,120.00

Parcel Identifier No. 9635-70-4680-00000

Mail after recording to Goosmann & Rose, P.A. (09-2849) JRR lr Attorney's Initials: LB
BOX 81

This instrument was prepared by: Van Winkle, Buck, Wall, Starnes & Davis, P.A.

Brief description for the Index: 101 Clayton Road, Arden

THIS DEED made this 15th day of December, 2009, by and between:

GRANTOR	GRANTEE
<p>Cherry B. Corn, Executrix of the Estate of Mercedes L. Brown Cherry B. Corn, individually, unmarried Connie B. Gardi, unmarried Cynthia La Chapelle and husband, Carl L. Chapelle Richard E. Brown, unmarried</p>	<p>Biltmore Baptist Church, A North Carolina non-profit corporation Attn: Mr. Scott Crawford <u>35 Clayton Road</u> <u>Arden, NC 28704</u></p>

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto Grantee in fee simple, all that certain lot or parcel of land situated in the Avery's Creek Township, Buncombe County, North Carolina, and more particularly described as follows:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 776, Page 194, Deed Book 999, Page 529, and Estate File No. 06 E 1304.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to Grantee in fee simple.

The Grantor, Cherry B. Corn, Executrix of the Estate of Mercedes L. Brown, covenants with the Grantee, that it is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and the Grantor Cherry B. Corn, Executrix of the Estate of Mercedes L. Brown, will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

The Grantors, Cherry B. Corn, individually, Connie B. Gardi, Cynthia La Chapelle and husband, Carl L. Chapelle, and Richard E. Brown covenants with the Grantee, that Grantor is seized of the premises in fee simple, that they have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantors will warrant and defend the title against the lawful claims of all persons claiming by, under or through them, except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

Easements, covenants, conditions and restrictions of record; 2009 ad valorem taxes, due and payable but not yet delinquent; and utilities physically located on the property

IN WITNESS WHEREOF, Grantor has hereunto set their hands and seals, the day and year first above written.

Cherry B. Corn (SEAL)
Cherry B. Corn, Executrix of the Estate
Of Mercedes L. Brown

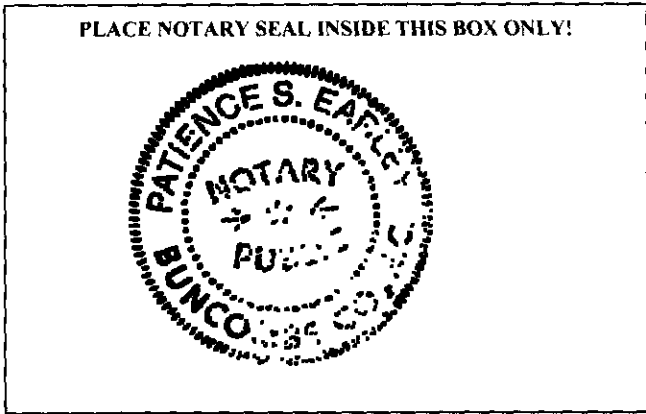
Cherry B. Corn (SEAL)
Cherry B. Corn, individually

STATE OF North Carolina
COUNTY OF Buncombe

I certify that the following person personally appeared before me this day, acknowledging to me that he or she signed the foregoing document: **Cherry B. Corn, as Executrix of the Estate of Mercedes L. Brown and Cherry B. Corn, individually**

Date: 12-8-2009

Patience S. Earley
Notary Public
Patience S. Earley
(Printed Name of Notary)
My Commission Expires: 2-17-2010



DMS:4839-9386-7013v1|31141-31141-0002|11/4/2009

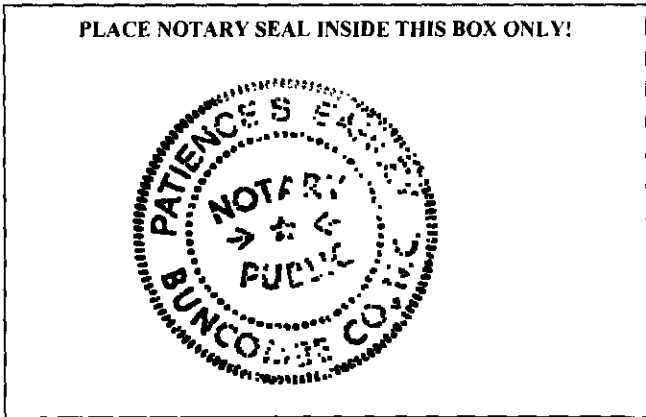
Richard E. Brown (Seal)
Richard E. Brown

STATE OF North Carolina
COUNTY OF Buncombe

I certify that the following person personally appeared before me this day, acknowledging to me that he signed the foregoing document: **Richard E. Brown.**

Date: 12-8-2009

Patience Stanley
Notary Public
Patience Stanley
(Printed Name of Notary)
My Commission Expires: 2-17-2010



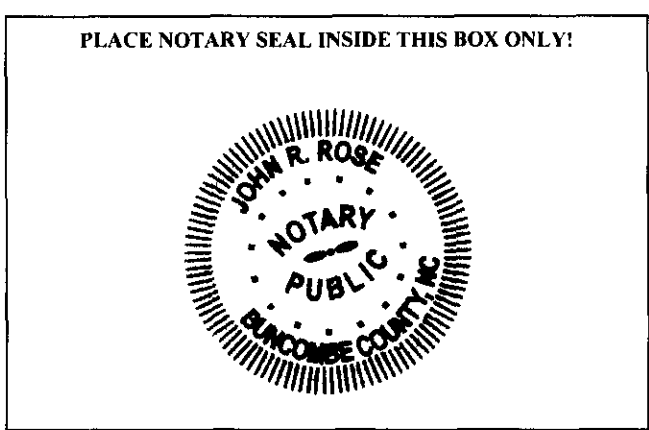
Connie B. Gardi (SEAL)
Connie B. Gardi

STATE OF North Carolina
COUNTY OF Buncombe

I certify that the following person personally appeared before me this day, acknowledging to me that he or she signed the foregoing document: **Connie B. Gardi.**

Date: December 15, 2009

John R. Rose
Notary Public
John R. Rose
(Printed Name of Notary)
My Commission Expires: 4/18/2011



5

Cynthia B LaChapelle (Seal)
Cynthia La Chapelle

Carl La Chapelle (Seal)
Carl La Chapelle

STATE OF North Carolina
COUNTY OF Buncombe

I certify that the following persons personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: **Cynthia La Chapelle and Carl La Chapelle.**

Date: December 15, 2009

John R. Rose
Notary Public
John R. Rose
(Printed Name of Notary)
My Commission Expires: 4/18/2011

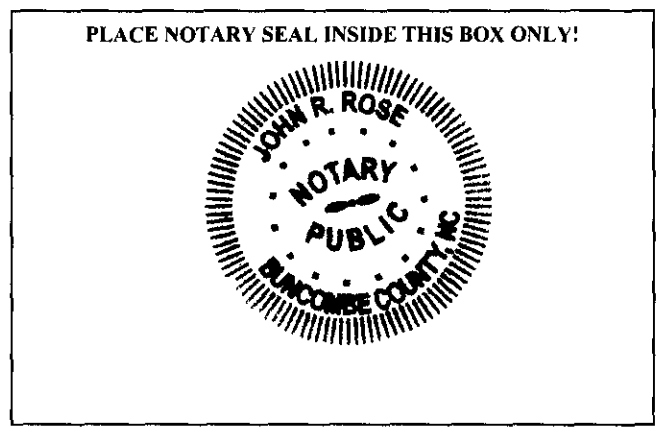


Exhibit A

Being all of that tract or parcel of property containing **4.317 acres**, more or less, as shown on that plat recorded in **Plat Book 149, at Page 34** of the Buncombe County, NC Register's Office; reference to which Plat is hereby made for a more particular description of said Property.

And being all of that property described in deeds recorded in Deed Book 776, at Page 194 and in Deed Book 999, at Page 529 of the Buncombe County, NC Register's Office.

[Handwritten signature]

CBJ

CJP

CBC

REP